First Security Bank

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Idaho Construction Report

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Idaho's construction industry recorded another strong month in May. The rapid growth in commercial and industrial construction continues, but in May, new single-family construction jumped ahead of the year-earlier total.

Nonresidential permit valuation in May was diversified throughout the state, as shown by the following amounts: Boise, $4.7 million; Ketchum, $1.9 million; St. Maries, $1.6 million; Benewah County, $1.4 million; and Idaho Falls, $1.1 million.

During the January - May period, single-family residential construction has been centered in the Boise - Ada County area. Cumulative for the first five months of 1988, single-family permits in Ada County totaled 483 (51 percent of the state total) compared with a corresponding 1987 total of 427 permits, or 46 percent of the state total.

Idaho's total construction valuation during the first five months of 1988 compares favorably with the 1978 - 1979 period of rapid construction growth. Total construction valuation through May in 1988 was $224 million compared with $250 million in 1978 and $245 million in 1979. The big difference is that commercial construction in the first five months of 1988 totaled $97 million—far above $63 million in 1978 and $52 million in 1979, and also above the previous record of $86 million in 1980.

TOTAL CONSTRUCTION VALUE for authorized building permit construction in 56 major Idaho locations in May was $55,240,246, or 62.3 percent above 1987. *NEW RESIDENTIAL CONSTRUCTION* for 345 new dwelling units totaled $25,923,119, a decrease of 8.2 percent in number and an increase of 39.4 percent in value compared with a year ago. Included in the total residential permits were 249 single-family, 33 multi-family and 63 mobile-home permits. *NEW NONRESIDENTIAL CONSTRUCTION* valued at $15,370,019 was up 156.7 percent from last year, while *ALTERATIONS AND REPAIRS* totaling $13,947,108 were up 47.4 percent.

Building Permit Construction Summary

	May	% Chg	Five Months	% Chg
Total New Dwelling Units	345	- 8.2	1,260	- 17.4
Single-Family	249	+ 19.7	947	+ 1.6
Multi-Family	33	- 56.0	66	- 70.3
Mobile Homes	63	- 32.3	247	- 33.6
Total Residential Value	$ 25,923,119	+ 39.4	$ 80,952,949	+ 3.4
Single-Family	21,826,928	+ 38.9	74,439,605	+ 9.0
Multi-Family	3,598,805	+ 80.7	4,468,313	- 27.7
Mobile Homes	497,386	- 43.5	2,045,031	- 46.2
Nonresidential Value	15,370,019	+156.7	97,350,837	+167.3
Alterations & Repair Value	13,947,108	+ 47.4	45,809,282	+ 24.0
TOTAL CONSTRUCTION VALUE	$ 55,240,246	+ 62.3	$ 224,113,068	+ 47.8

IDAHO CONSTRUCTION REPORT - 56 MAJOR LOCATIONS — MAY 1988

CITY OR AREA	NEW DWELLING UNITS	TOTAL PERMITS	NEW RESIDENTIAL	NEW NONRESIDENTIAL	ALT-ADD REPAIRS	TOTAL CONSTRUCTION
Bonners Ferry	0	6	$0	$62,000	$42,365	$104,365
Coeur d'Alene	9	42	1,649,167	565,904	176,100	2,391,171
Kootenai County Un	35	78	1,433,472	357,854	258,747	2,050,073
Craigmont	0	1	0	0	5,000	5,000
Grangeville	0	7	0	0	23,020	23,020
Lewiston	11	76	540,043	0	595,617	1,135,660
Nez Perce Co Un	6	9	331,330	50,940	21,414	403,684
Moscow	3	29	250,850	80,000	135,857	466,707
Latah County Un	2	10	0	6,500	80,852	87,352
Orofino	0	11	0	0	33,251	33,251
Osburn	0	2	0	8,388	800	9,188
Sandpoint	1	8	38,500	3,000	32,480	73,980
St. Maries	0	14	0	1,586,000	24,034	1,610,034
Benewah County Un	2	10	72,000	1,390,215	33,225	1,495,440
TOTAL NORTHERN	69	303	$4,315,362	$4,110,801	$1,462,762	$9,888,925
Boise City	95	943	$6,127,604	$4,715,675	$6,890,139	$17,733,418
Meridian	9	15	471,067	0	49,371	520,438
Ada County Un	33	95	2,339,168	113,966	540,138	2,993,272
Caldwell	1	20	56,235	72,936	109,941	239,112
Canyon County Un	18	37	968,806	355,582	260,786	1,585,174
Nampa	10	48	426,492	160,498	106,558	693,548
Emmett	1	31	290,000	0	92,996	382,996
Gooding	0	1	0	0	817	817
Hailey	3	9	205,162	555,000	24,600	784,762
Ketchum	4	18	1,162,000	1,875,000	1,204,962	4,241,962
Sun Valley	13	17	2,813,000	0	233,000	3,046,000
Blaine County Un	14	21	3,751,000	10,000	137,000	3,898,000
Jerome	0	4	0	0	6,664	6,664
Mountain Home	2	21	97,668	429,000	66,041	592,709
Payette	0	3	0	50,000	4,000	54,000
Shoshone	0	1	0	0	1,650	1,650
Twin Falls City	5	24	277,068	485,032	615,637	1,377,737
Twin Falls Co Un	2	7	40,000	18,000	55,260	113,260
Weiser	1	13	14,500	0	30,850	45,350
TOTAL SOUTHWESTERN	211	1,328	$19,039,770	$8,840,689	$10,430,410	$38,310,869
Blackfoot	0	7	$0	$57,000	$41,500	$98,500
Bingham County Un	11	15	295,700	8,500	2,800	307,000
Idaho Falls	11	83	817,530	1,113,350	952,532	2,883,412
Ammon	1	4	69,847	0	13,100	82,947
Bonneville Co Un	13	33	336,366	57,689	498,250	892,305
Rexburg	0	8	0	60,000	61,100	121,100
Rigby	0	5	0	0	8,540	8,540
Jefferson Co Un	9	32	249,300	97,500	33,300	380,100
Salmon	0	4	0	50,000	18,400	68,400
Lemhi County Un	2	11	60,000	0	83,300	143,300
St. Anthony	0	4	0	12,000	0	12,000
TOTAL EASTERN	47	206	$1,828,743	$1,456,039	$1,712,822	$4,997,604
American Falls	0	7	$0	$0	$8,350	$8,350
Power County Un	1	7	10,000	263,600	3,000	276,600
Burley	0	10	0	503,490	42,500	545,990
Chubbuck	0	4	0	0	38,500	38,500
Montpelier	0	4	0	7,000	5,100	12,100
Pocatello	4	54	270,500	97,000	175,726	543,226
Bannock County Un	5	11	198,000	85,000	23,500	306,500
Preston			REPORT NOT RECEIVED			0
Franklin County Un	2	2	152,000	0	0	152,000
Rupert	1	12	8,000	6,400	13,150	27,550
Minidoka County Un	4	9	96,244	0	20,488	116,732
Soda Springs	1	9	4,500	0	10,800	15,300
TOTAL SOUTHEASTERN	18	129	$739,244	$962,490	$341,114	$2,042,848
TOTAL 56 LOCATIONS	345	1,966	$25,923,119	$15,370,019	$13,947,108	$55,240,246

Compiled by First Security Bank of Idaho N.A.

IDAHO CONSTRUCTION REPORT - 56 MAJOR LOCATIONS FIVE MONTHS CUMULATIVE 1988

CITY OR AREA	NEW DWELLING UNITS	TOTAL PERMITS	NEW RESIDENTIAL	NEW NONRESIDENTIAL	ALT-ADD REPAIRS	TOTAL CONSTRUCTION
Bonners Ferry	0	10	$0	$544,000	$50,565	$594,565
Coeur d'Alene	35	183	3,097,388	1,238,804	776,161	5,112,353
Kootenai County Un	81	221	3,541,136	13,131,816	749,200	17,422,152
Craigmont	0	3	0	0	22,000	22,000
Grangeville	1	42	63,806	103,701	146,739	314,246
Lewiston	32	354	1,790,784	164,184	1,978,407	3,933,375
Nez Perce Co Un	12	23	665,205	210,940	64,545	940,690
Moscow	9	103	636,650	80,000	846,450	1,563,100
Latah County Un	16	67	449,325	166,976	274,652	890,953
Orofino	2	52	49,822	0	167,909	217,731
Osburn	1	6	25	14,811	1,785	16,621
Sandpoint	5	37	107,500	11,000	176,980	295,480
St. Maries	0	40	0	1,586,000	514,579	2,100,579
Benewah County Un	9	32	424,000	1,454,115	74,427	1,952,540
TOTAL NORTHERN	203	1,173	$10,825,641	$18,706,347	$5,844,397	$35,376,385
Boise City	343	3,843	$24,078,291	$52,213,740	$22,270,338	$98,562,369
Meridian	45	95	2,461,367	120,000	199,309	2,780,676
Ada County Un	137	416	9,925,866	651,964	1,910,361	12,488,191
Caldwell	13	78	626,284	603,936	595,300	1,825,520
Canyon County Un	72	144	2,869,438	966,093	524,660	4,360,191
Nampa	24	173	1,013,110	376,167	969,829	2,359,106
Emmett	3	119	545,942	87,500	632,039	1,265,481
Gooding	0	7	0	0	53,716	53,716
Hailey	6	20	437,181	605,000	74,636	1,116,817
Ketchum	9	59	2,457,000	2,368,500	1,570,392	6,395,892
Sun Valley	15	40	3,493,000	455,000	752,000	4,700,000
Blaine County Un	23	43	5,593,000	12,000	373,000	5,978,000
Jerome	1	22	5,000	4,000	88,167	97,167
Mountain Home	16	75	805,003	773,240	211,376	1,789,619
Payette	0	10	0	54,000	32,500	86,500
Shoshone	0	6	0	1,300	29,950	31,250
Twin Falls City	18	109	1,400,435	3,752,799	1,160,537	6,313,771
Twin Falls Co Un	8	27	427,394	35,640	241,060	704,094
Weiser	8	56	87,138	364,402	177,920	629,460
TOTAL SOUTHWESTERN	741	5,342	$56,225,449	$63,445,281	$31,867,090	$151,537,820
Blackfoot	5	25	$173,500	$1,146,768	$102,350	$1,422,618
Bingham County Un	44	77	1,144,700	419,500	143,320	1,707,520
Idaho Falls	88	292	5,691,297	9,954,530	2,782,812	18,428,639
Ammon	7	18	613,180	18,108	32,611	663,899
Bonneville Co Un	47	98	1,390,611	244,909	1,208,596	2,844,116
Rexburg	5	22	181,000	866,500	81,100	1,128,600
Rigby	4	15	76,615	65,000	177,540	319,155
Jefferson Co Un	31	92	647,800	186,738	84,725	919,263
Salmon	1	15	6,000	76,200	57,400	139,600
Lemhi County Un	3	30	92,000	97,000	147,600	336,600
St. Anthony	0	9	0	12,000	28,100	40,100
TOTAL EASTERN	235	693	$10,016,703	$13,087,253	$4,846,154	$27,950,110
American Falls	6	21	$202,000	$3,500	$18,215	$223,715
Power County Un	3	15	23,000	331,200	8,950	363,150
Burley	1	15	85,000	503,490	106,000	694,490
Chubbuck	4	23	239,265	336,600	90,120	665,985
Montpelier	1	7	150	7,000	125,100	132,250
Pocatello	34	297	2,292,100	714,500	2,583,653	5,590,253
Bannock County Un	9	26	295,000	178,000	140,100	613,100
Preston	1	3	70,000	0	11,000	81,000
Franklin County Un	5	5	317,000	0	0	317,000
Rupert	1	25	8,000	33,826	35,940	77,766
Minidoka County Un	14	32	325,141	3,840	94,838	423,819
Soda Springs	2	22	28,500	0	37,725	66,225
TOTAL SOUTHEASTERN	81	491	$3,885,156	$2,111,956	$3,251,641	$9,248,753
TOTAL 56 LOCATIONS	1,260	7,699	$80,952,949	$97,350,837	$45,809,282	$224,113,068

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IDAHO CONSTRUCTION REPORT - 56 MAJOR LOCATIONS — MAY 1987

CITY OR AREA	NEW DWELLING UNITS	TOTAL PERMITS	NEW RESIDENTIAL	NEW NONRESIDENTIAL	ALT-ADD REPAIRS	TOTAL CONSTRUCTION
Bonners Ferry	0	2	$0	$0	$22,500	$22,500
Coeur d'Alene	3	26	142,139	140,000	159,434	441,573
Kootenai County Un	34	72	1,533,788	117,491	1,167,130	2,818,409
Craigmont	0	1	0	0	200	200
Grangeville	1	9	0	60,000	14,344	74,344
Lewiston	4	135	372,183	60,000	524,737	956,920
Nez Perce Co Un	1	6	20,500	28,700	24,600	73,800
Moscow	1	31	68,000	0	71,367	139,367
Latah County Un	8	19	590,663	3,600	667,010	1,261,273
Orofino	0	7	0	0	11,125	11,125
Osburn	0	2	0	14,912	1,000	15,912
Sandpoint	0	6	0	0	18,850	18,850
St. Maries	2	10	46,000	11,560	15,680	73,240
Benewah County Un	6	19	256,000	70,131	0	326,131
TOTAL NORTHERN	60	345	$3,029,273	$506,394	$2,697,977	$6,233,644
Boise City	87	768	$4,051,126	$2,709,012	$2,942,918	$9,703,056
Meridian	5	11	240,688	220,000	8,700	469,388
Ada County Un	49	95	2,542,269	0	514,628	3,056,897
Caldwell	4	10	129,500	0	288,740	418,240
Canyon County Un	28	40	1,002,350	187,500	19,300	1,209,150
Nampa	4	40	159,078	19,200	191,420	369,698
Emmett	0	26	0	0	40,996	40,996
Gooding			NO PERMITS ISSUED			0
Hailey	1	1	150,000	0	0	150,000
Ketchum	2	19	1,050,000	1,046,876	69,900	2,166,776
Sun Valley	2	18	149,000	0	815,413	964,413
Blaine County Un	2	10	118,000	500	361,000	479,500
Jerome	0	4	0	0	5,416	5,416
Mountain Home	5	16	208,837	131,031	43,316	383,184
Payette	0	4	0	0	12,000	12,000
Shoshone			NO PERMITS ISSUED			0
Twin Falls City	10	44	878,939	169,998	377,338	1,426,275
Twin Falls Co Un	7	8	264,000	0	5,000	269,000
Weiser	3	12	62,000	0	12,220	74,220
TOTAL SOUTHWESTERN	209	1,126	$11,005,787	$4,484,117	$5,708,305	$21,198,209
Blackfoot	2	5	$133,000	$8,450	$6,000	$147,450
Bingham County Un	12	26	360,132	500,000	69,754	929,886
Idaho Falls	46	91	2,527,823	123,000	230,905	2,881,728
Ammon	0	6	0	206,000	27,300	233,300
Bonneville Co Un	17	27	384,526	21,800	90,960	497,286
Rexburg			NO PERMITS ISSUED			0
Rigby	2	4	100,000	0	8,500	108,500
Jefferson Co Un	6	27	246,500	22,665	43,954	313,119
Salmon	0	4	0	0	9,900	9,900
Lemhi County Un	2	12	33,000	17,000	137,300	187,300
St. Anthony	0	4	0	5,000	3,000	8,000
TOTAL EASTERN	87	207	$3,784,981	$903,915	$627,573	$5,316,469
American Falls	4	7	$135,500	$31,000	$320	$166,820
Power County Un			NO PERMITS ISSUED			0
Burley	0	3	0	8,000	1,000	9,000
Chubbuck	0	2	0	0	20,000	20,000
Montpelier	0	11	0	0	20,250	20,250
Pocatello	7	75	299,000	0	296,650	595,650
Bannock County Un	4	9	191,000	20,000	21,442	242,442
Preston	0	4	0	0	10,200	10,200
Franklin County Un	1	1	41,000	0	0	41,000
Rupert	1	11	4,000	3,860	14,154	22,014
Minidoka County Un	3	9	101,504	29,552	34,046	165,102
Soda Springs			NO PERMITS ISSUED			0
TOTAL SOUTHEASTERN	20	132	$772,004	$92,412	$428,062	$1,292,478
TOTAL 56 LOCATIONS	376	1,810	$18,592,045	$5,986,838	$9,461,917	$34,040,800

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IDAHO CONSTRUCTION REPORT - 56 MAJOR LOCATIONS FIVE MONTHS CUMULATIVE 1987

CITY OR AREA	NEW DWELLING UNITS	TOTAL PERMITS	NEW RESIDENTIAL	NEW NONRESIDENTIAL	ALT-ADD REPAIRS	TOTAL CONSTRUCTION
Bonners Ferry	1	5	$40,000	$0	$35,025	$75,025
Coeur d'Alene	69	96	2,547,055	1,425,105	529,761	4,501,921
Kootenai County Un	126	271	5,775,254	817,258	2,217,855	8,810,367
Craigmont	0	4	0	0	16,800	16,800
Grangeville	1	35	0	97,800	85,744	183,544
Lewiston	21	412	1,225,419	3,554,262	2,375,621	7,155,302
Nez Perce Co Un	5	33	233,500	1,442,940	73,379	1,749,819
Moscow	7	96	475,400	477,000	493,485	1,445,885
Latah County Un	17	55	784,475	31,475	940,988	1,756,938
Orofino	1	51	34,700	32,900	117,105	184,705
Osburn	1	8	0	59,232	7,600	66,832
Sandpoint	2	28	39,800	550	304,340	344,690
St. Maries	2	36	46,000	11,560	71,585	129,145
Benewah County Un	13	46	572,709	151,759	31,000	755,468
TOTAL NORTHERN	266	1,176	$11,774,312	$8,101,841	$7,300,288	$27,176,441
Boise City	298	3,360	$16,582,063	$15,536,322	$10,690,279	$42,808,664
Meridian	35	81	1,547,675	745,730	283,306	2,576,711
Ada County Un	261	455	14,840,614	454,336	1,634,831	16,929,781
Caldwell	16	60	707,867	13,824	489,559	1,211,250
Canyon County Un	112	179	3,807,050	1,865,295	230,450	5,902,795
Nampa	18	151	863,614	23,200	1,102,973	1,989,787
Emmett	4	116	243,469	100,000	424,010	767,479
Gooding	1	16	0	0	71,625	71,625
Hailey	2	19	232,256	200,000	104,842	537,098
Ketchum	7	61	1,839,800	1,328,876	965,120	4,133,796
Sun Valley	8	57	1,144,000	0	2,309,213	3,453,213
Blaine County Un	14	38	3,300,140	607,500	1,133,200	5,040,840
Jerome	2	18	53,000	0	98,324	151,324
Mountain Home	31	74	1,478,157	136,431	162,925	1,777,513
Payette	3	11	59,000	60,500	27,600	147,100
Shoshone	0	3	0	500	6,500	7,000
Twin Falls City	38	155	2,625,605	1,744,375	1,435,540	5,805,520
Twin Falls Co Un	20	27	843,000	0	113,000	956,000
Weiser	3	39	62,000	9,000	72,562	143,562
TOTAL SOUTHWESTERN	873	4,920	$50,229,310	$22,825,889	$21,355,859	$94,411,058
Blackfoot	9	37	$414,240	$1,162,450	$98,100	$1,674,790
Bingham County Un	39	72	1,159,582	686,600	189,054	2,035,236
Idaho Falls	121	301	7,075,453	936,000	1,120,780	9,132,233
Ammon	5	13	227,500	206,000	80,300	513,800
Bonneville Co Un	55	120	1,441,076	159,010	437,731	2,037,817
Rexburg	10	18	315,000	263,000	82,600	660,600
Rigby	3	8	158,000	0	14,000	172,000
Jefferson Co Un	46	117	1,281,368	90,182	1,203,264	2,574,814
Salmon	0	16	0	0	79,500	79,500
Lemhi County Un	5	36	93,000	40,000	208,100	341,100
St. Anthony	0	9	0	7,000	18,500	25,500
TOTAL EASTERN	293	747	$12,165,219	$3,550,242	$3,531,929	$19,247,390
American Falls	5	16	$163,500	$204,700	$51,070	$419,270
Power County Un	4	7	138,475	1,279,729	0	1,418,204
Burley	1	18	99,500	279,500	58,300	437,300
Chubbuck	8	25	517,480	0	129,080	646,560
Montpelier	0	15	0	0	25,150	25,150
Pocatello	38	546	1,849,095	26,000	3,606,518	5,481,613
Bannock County Un	17	34	792,300	54,900	83,442	930,642
Preston	1	8	70,000	0	83,280	153,280
Franklin County Un	1	3	41,000	40,000	0	81,000
Rupert	2	32	91,380	15,560	90,140	197,080
Minidoka County Un	17	35	337,196	41,944	103,004	482,144
Soda Springs	0	3	0	0	516,200	516,200
TOTAL SOUTHEASTERN	94	742	$4,099,926	$1,942,333	$4,746,184	$10,788,443
TOTAL 56 LOCATIONS	1,526	7,585	$78,268,767	$36,420,305	$36,934,260	$151,623,332

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NEW RESIDENTIAL UNITS - 56 MAJOR LOCATIONS — MAY 1988

CITY OR AREA	# SINGLE-FAMILY DWL UNITS	SINGLE-FAMILY VALUATION	# MULTI-FAMILY DWL UNITS	MULTI-FAMILY VALUATION	# MOBILE HOME DWL UNITS	MOBILE HOME VALUATION
Bonners Ferry			NO NEW RESIDENTIAL			
Coeur d'Alene	5	299,167	4	1,350,000	0	0
Kootenai County Un	22	1,433,472	0	0	13	0
Craigmont			NO NEW RESIDENTIAL			
Grangeville			NO NEW RESIDENTIAL			
Lewiston	4	326,703	7	213,340	0	0
Nez Perce Co Un	3	271,330	0	0	3	60,000
Moscow	1	172,000	2	78,850	0	0
Latah County Un	0	0	0	0	2	0
Orofino			NO NEW RESIDENTIAL			
Osburn			NO NEW RESIDENTIAL			
Sandpoint	1	38,500	0	0	0	0
St. Maries			NO NEW RESIDENTIAL			
Benewah County Un	1	65,000	0	0	1	7,000
TOTAL NORTHERN	37	$2,606,172	13	$1,642,190	19	$67,000
Boise City	85	5,670,989	10	456,615	0	0
Meridian	9	471,067	0	0	0	0
Ada County Un	28	2,336,348	0	0	5	2,820
Caldwell	1	56,235	0	0	0	0
Canyon County Un	14	949,606	0	0	4	19,200
Nampa	9	426,492	0	0	1	0
Emmett	1	290,000	0	0	0	0
Gooding			NO NEW RESIDENTIAL			
Hailey	3	205,162	0	0	0	0
Ketchum	4	1,162,000	0	0	0	0
Sun Valley	3	1,313,000	10	1,500,000	0	0
Blaine County Un	14	3,751,000	0	0	0	0
Jerome			NO NEW RESIDENTIAL			
Mountain Home	2	97,668	0	0	0	0
Payette			NO NEW RESIDENTIAL			
Shoshone			NO NEW RESIDENTIAL			
Twin Falls City	4	275,068	0	0	1	2,000
Twin Falls Co Un	0	0	0	0	2	40,000
Weiser	1	14,500	0	0	0	0
TOTAL SOUTHWESTERN	178	$17,019,135	20	$1,956,615	13	$64,020
Blackfoot			NO NEW RESIDENTIAL			
Bingham County Un	3	187,000	0	0	8	108,700
Idaho Falls	10	797,530	0	0	1	20,000
Ammon	1	69,847	0	0	0	0
Bonneville Co Un	5	243,700	0	0	8	92,666
Rexburg			NO NEW RESIDENTIAL			
Rigby			NO NEW RESIDENTIAL			
Jefferson Co Un	2	140,000	0	0	7	109,300
Salmon			NO NEW RESIDENTIAL			
Lemhi County Un	2	60,000	0	0	0	0
St. Anthony			NO NEW RESIDENTIAL			
TOTAL EASTERN	23	$1,498,077	0	$0	24	$330,666
American Falls			NO NEW RESIDENTIAL			
Power County Un	0	0	0	0	1	10,000
Burley			NO NEW RESIDENTIAL			
Chubbuck			NO NEW RESIDENTIAL			
Montpelier			NO NEW RESIDENTIAL			
Pocatello	4	270,500	0	0	0	0
Bannock County Un	4	198,000	0	0	1	0
Preston			REPORT NOT RECEIVED			
Franklin County Un	2	152,000	0	0	0	0
Rupert	0	0	0	0	1	8,000
Minidoka County Un	1	83,044	0	0	3	13,200
Soda Springs	0	0	0	0	1	4,500
TOTAL SOUTHEASTERN	11	$703,544	0	$0	7	$35,700
TOTAL 56 LOCATIONS	249	$21,826,928	33	$3,598,805	63	$497,386

Compiled by First Security Bank of Idaho, N.A.

NEW RESIDENTIAL UNITS - 56 MAJOR LOCATIONS FIVE MONTHS CUMULATIVE 1988

CITY OR AREA	# SINGLE-FAMILY DWL UNITS	SINGLE-FAMILY VALUATION	# MULTI-FAMILY DWL UNITS	MULTI-FAMILY VALUATION	# MOBILE HOME DWL UNITS	MOBILE HOME VALUATION
Bonners Ferry	0	$0	0	$0	0	$0
Coeur d'Alene	30	1,746,888	4	1,350,000	1	500
Kootenai County Un	51	3,541,136	0	0	30	0
Craigmont	0	0	0	0	0	0
Grangeville	1	63,806	0	0	0	0
Lewiston	20	1,507,444	7	213,340	5	70,000
Nez Perce Co Un	8	575,205	0	0	4	90,000
Moscow	7	557,800	2	78,850	0	0
Latah County Un	6	440,825	1	8,500	9	0
Orofino	1	49,783	0	0	1	39
Osburn	0	0	0	0	1	25
Sandpoint	3	107,500	0	0	2	0
St. Maries	0	0	0	0	0	0
Benewah County Un	5	372,000	0	0	4	52,000
TOTAL NORTHERN	132	$8,962,387	14	$1,650,690	57	$212,564
Boise City	325	$23,414,276	18	$664,015	0	$0
Meridian	38	2,415,823	0	0	7	45,544
Ada County Un	120	9,919,446	0	0	17	6,420
Caldwell	7	472,016	2	117,268	4	37,000
Canyon County Un	45	2,706,938	0	0	27	162,500
Nampa	21	1,013,110	0	0	3	0
Emmett	3	545,942	0	0	0	0
Gooding	0	0	0	0	0	0
Hailey	5	437,181	0	0	1	0
Ketchum	9	2,457,000	0	0	0	0
Sun Valley	5	1,993,000	10	1,500,000	0	0
Blaine County Un	23	5,593,000	0	0	0	0
Jerome	0	0	0	0	1	5,000
Mountain Home	14	805,003	0	0	2	0
Payette	0	0	0	0	0	0
Shoshone	0	0	0	0	0	0
Twin Falls City	15	1,396,923	0	0	3	3,512
Twin Falls Co Un	4	347,394	0	0	4	80,000
Weiser	3	59,500	2	19,500	3	8,138
TOTAL SOUTHWESTERN	637	$53,576,552	32	$2,300,783	72	$348,114
Blackfoot	3	$169,500	0	$0	2	$4,000
Bingham County Un	12	673,000	1	27,000	31	444,700
Idaho Falls	69	5,254,855	12	328,840	7	107,602
Ammon	7	613,180	0	0	0	0
Bonneville Co Un	18	929,350	0	0	29	461,261
Rexburg	2	151,000	3	30,000	0	0
Rigby	0	0	2	65,000	2	11,615
Jefferson Co Un	8	335,000	0	0	23	312,800
Salmon	1	6,000	0	0	0	0
Lemhi County Un	3	92,000	0	0	0	0
St. Anthony	0	0	0	0	0	0
TOTAL EASTERN	123	$8,223,885	18	$450,840	94	$1,341,978
American Falls	2	$185,000	0	$0	4	$17,000
Power County Un	0	0	0	0	3	23,000
Burley	1	85,000	0	0	0	0
Chubbuck	4	239,265	0	0	0	0
Montpelier	0	0	0	0	1	150
Pocatello	32	2,226,100	2	66,000	0	0
Bannock County Un	6	295,000	0	0	3	0
Preston	1	70,000	0	0	0	0
Franklin County Un	5	317,000	0	0	0	0
Rupert	0	0	0	0	1	8,000
Minidoka County Un	3	235,416	0	0	11	89,725
Soda Springs	1	24,000	0	0	1	4,500
TOTAL SOUTHEASTERN	55	$3,676,781	2	$66,000	24	$142,375
TOTAL 56 LOCATIONS	947	$74,439,605	66	$4,468,313	247	$2,045,031

Compiled by First Security Bank of Idaho, N.A.

NEW RESIDENTIAL UNITS - 56 MAJOR LOCATIONS — MAY 1987

CITY OR AREA	# SINGLE-FAMILY DWL UNITS	SINGLE-FAMILY VALUATION	# MULTI-FAMILY DWL UNITS	MULTI-FAMILY VALUATION	# MOBILE HOME DWL UNITS	MOBILE HOME VALUATION
Bonners Ferry			NO NEW RESIDENTIAL			
Coeur d'Alene	3	142,139	0	0	0	0
Kootenai County Un	22	1,533,788	0	0	12	0
Craigmont			NO NEW RESIDENTIAL			
Grangeville	0	0	0	0	1	0
Lewiston	3	359,183	0	0	1	13,000
Nez Perce Co Un	1	20,500	0	0	0	0
Moscow	1	68,000	0	0	0	0
Latah County Un	8	590,663	0	0	0	0
Orofino			NO NEW RESIDENTIAL			
Osburn			NO NEW RESIDENTIAL			
Sandpoint			NO NEW RESIDENTIAL			
St. Maries	0	0	0	0	2	46,000
Benewah County Un	4	201,000	0	0	2	55,000
TOTAL NORTHERN	42	$2,915,273	0	$0	18	$114,000
Boise City	35	2,773,900	52	1,277,226	0	0
Meridian	4	228,688	0	0	1	12,000
Ada County Un	36	2,538,369	0	0	13	3,900
Caldwell	2	116,000	0	0	2	13,500
Canyon County Un	13	818,450	0	0	15	183,900
Nampa	3	159,078	0	0	1	0
Emmett			NO NEW RESIDENTIAL			
Gooding			NO NEW RESIDENTIAL			
Hailey	1	150,000	0	0	0	0
Ketchum	2	1,050,000	0	0	0	0
Sun Valley	2	149,000	0	0	0	0
Blaine County Un	2	118,000	0	0	0	0
Jerome			NO NEW RESIDENTIAL			
Mountain Home	4	208,837	0	0	1	0
Payette			NO NEW RESIDENTIAL			
Shoshone			NO NEW RESIDENTIAL			
Twin Falls City	8	877,382	0	0	2	1,557
Twin Falls Co Un	3	184,000	0	0	4	80,000
Weiser	1	60,000	0	0	2	2,000
TOTAL SOUTHWESTERN	116	$9,431,704	52	$1,277,226	41	$296,857
Blackfoot	2	133,000	0	0	0	0
Bingham County Un	4	239,032	0	0	8	121,100
Idaho Falls	21	1,794,833	21	676,890	4	56,100
Ammon			NO NEW RESIDENTIAL			
Bonneville Co Un	4	244,560	0	0	13	139,966
Rexburg			NO NEW RESIDENTIAL			
Rigby	2	100,000	0	0	0	0
Jefferson Co Un	3	193,000	0	0	3	53,500
Salmon			NO NEW RESIDENTIAL			
Lemhi County Un	2	33,000	0	0	0	0
St. Anthony			NO NEW RESIDENTIAL			
TOTAL EASTERN	38	$2,737,425	21	$676,890	28	$370,666
American Falls	1	72,000	0	0	3	63,500
Power County Un			NO NEW RESIDENTIAL			
Burley			NO NEW RESIDENTIAL			
Chubbuck			NO NEW RESIDENTIAL			
Montpelier			NO NEW RESIDENTIAL			
Pocatello	5	261,000	2	38,000	0	0
Bannock County Un	4	191,000	0	0	0	0
Preston			NO NEW RESIDENTIAL			
Franklin County Un	1	41,000	0	0	0	0
Rupert	0	0	0	0	1	4,000
Minidoka County Un	1	69,504	0	0	2	32,000
Soda Springs			NO NEW RESIDENTIAL			
TOTAL SOUTHEASTERN	12	$634,504	2	$38,000	6	$99,500
TOTAL 56 LOCATIONS	208	$15,718,906	75	$1,992,116	93	$881,023

Compiled by First Security Bank of Idaho, N.A.

NEW RESIDENTIAL UNITS - 56 MAJOR LOCATIONS FIVE MONTHS CUMULATIVE 1987

CITY OR AREA	# SINGLE-FAMILY DWL UNITS	SINGLE-FAMILY VALUATION	# MULTI-FAMILY DWL UNITS	MULTI-FAMILY VALUATION	# MOBILE HOME DWL UNITS	MOBILE HOME VALUATION
Bonners Ferry	1	$40,000	0	$0	0	$0
Coeur d'Alene	17	951,918	50	1,593,337	2	1,800
Kootenai County Un	81	5,775,254	0	0	45	0
Craigmont	0	0	0	0	0	0
Grangeville	0	0	0	0	1	0
Lewiston	16	1,128,194	0	0	5	97,225
Nez Perce Co Un	3	177,000	0	0	2	56,500
Moscow	5	379,400	2	96,000	0	0
Latah County Un	10	784,475	0	0	7	0
Orofino	0	0	0	0	1	34,700
Osburn	0	0	0	0	1	0
Sandpoint	1	39,800	0	0	1	0
St. Maries	0	0	0	0	2	46,000
Benewah County Un	9	449,709	0	0	4	123,000
TOTAL NORTHERN	143	$9,725,750	52	$1,689,337	71	$359,225
Boise City	192	$14,159,212	106	$2,422,851	0	$0
Meridian	25	1,455,975	0	0	10	91,700
Ada County Un	210	14,825,314	0	0	51	15,300
Caldwell	12	688,367	0	0	4	19,500
Canyon County Un	48	2,872,050	0	0	64	935,000
Nampa	13	766,135	2	97,479	3	0
Emmett	4	243,469	0	0	0	0
Gooding	0	0	0	0	1	0
Hailey	2	232,256	0	0	0	0
Ketchum	7	1,839,800	0	0	0	0
Sun Valley	8	1,144,000	0	0	0	0
Blaine County Un	13	3,296,640	0	0	1	3,500
Jerome	0	0	0	0	2	53,000
Mountain Home	28	1,478,157	0	0	3	0
Payette	0	0	0	0	3	59,000
Shoshone	0	0	0	0	0	0
Twin Falls City	30	2,619,354	0	0	8	6,251
Twin Falls Co Un	8	580,000	0	0	12	263,000
Weiser	1	60,000	0	0	2	2,000
TOTAL SOUTHWESTERN	601	$46,260,729	108	$2,520,330	164	$1,448,251
Blackfoot	5	$368,240	0	$0	4	$46,000
Bingham County Un	13	757,882	0	0	26	401,700
Idaho Falls	66	5,257,203	46	1,715,650	9	102,600
Ammon	5	227,500	0	0	0	0
Bonneville Co Un	15	860,810	0	0	40	580,266
Rexburg	4	230,000	6	85,000	0	0
Rigby	3	158,000	0	0	0	0
Jefferson Co Un	15	912,000	0	0	31	369,368
Salmon	0	0	0	0	0	0
Lemhi County Un	5	93,000	0	0	0	0
St. Anthony	0	0	0	0	0	0
TOTAL EASTERN	131	$8,864,635	52	$1,800,650	110	$1,499,934
American Falls	2	$100,000	0	$0	3	$63,500
Power County Un	1	47,200	0	0	3	91,275
Burley	1	99,500	0	0	0	0
Chubbuck	8	517,480	0	0	0	0
Montpelier	0	0	0	0	0	0
Pocatello	28	1,681,095	10	168,000	0	0
Bannock County Un	13	728,000	0	0	4	64,300
Preston	1	70,000	0	0	0	0
Franklin County Un	1	41,000	0	0	0	0
Rupert	1	87,380	0	0	1	4,000
Minidoka County Un	1	69,504	0	0	16	267,692
Soda Springs	0	0	0	0	0	0
TOTAL SOUTHEASTERN	57	$3,441,159	10	$168,000	27	$490,767
TOTAL 56 LOCATIONS	932	$68,292,273	222	$6,178,317	372	$3,798,177

Compiled by First Security Bank of Idaho, N.A.

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First Security Bank

Idaho Construction Report

Vol 35, No 6

Dr. Kelly K. Matthews—Economist

June 1988

Rapid growth in Idaho's construction industry continued in June, with the monthly permit total valuation nearly double the year-ago levels. While much of the expansion momentum remains centered in nonresidential building, new single-family residential construction recorded another strong month in June. During the first six months of 1988, total construction value in the Boise - Ada County area was $141 million, a gain of 96 percent over the $72-million permit valuation of last year.

The resurgence in single-family building in May and June is expected to continue in the third quarter. The average single-family permit valuation in June statewide was $87,406 compared with $80,478 in the first six months of 1988 and $73,885 in the first half of 1987. Of the 56 locations in this report, 30 locations during the January - June period had a total of five or fewer single-family permits. This compares with 28 locations in that category a year ago, indicating that many areas of the state continue to experience minimal population and new housing growth.

Despite the significant growth in total construction activity, Idaho's construction employment in May was 13,400, unchanged from last year. Average hourly earnings in the construction industry were $13.13——an increase of 3.7 percent over a year ago. In the months ahead, new construction jobs in Idaho are likely to increase, and wage increases will edge higher, reflecting a growing labor demand.

TOTAL CONSTRUCTION VALUE for authorized building permit construction in 56 major Idaho locations in June was $67,427,336, or 96.1 percent above 1987. *NEW RESIDENTIAL CONSTRUCTION* for 357 new dwelling units totaled $23,396,980, an increase of 6.9 percent in number and an increase of 39.1 percent in value compared with a year ago. Included in the total residential permits were 256 single-family, 8 multi-family and 93 mobile-home permits. *NEW NONRESIDENTIAL CONSTRUCTION* valued at $20,729,729 was up 142.5 percent from last year, while *ALTERATIONS AND REPAIRS* totaling $23,300,627 were up 158.1 percent.

Building Permit Construction Summary

	June	% Chg	Six Months	% Chg
Total New Dwelling Units	357	+ 6.9	1,617	- 13.1
Single-Family	256	+ 34.7	1,203	+ 7.2
Multi-Family	8	- 76.5	74	- 71.1
Mobile Homes	93	- 15.5	340	- 29.6
Total Residential Value	$ 23,396,980	+ 39.1	$ 104,349,929	+ 9.7
Single-Family	22,375,923	+ 53.2	96,815,528	+ 16.8
Multi-Family	437,664	- 62.5	4,905,977	- 33.2
Mobile Homes	583,393	- 44.1	2,628,424	- 45.7
Nonresidential Value	20,729,729	+142.5	118,080,566	+162.6
Alterations & Repair Value	23,300,627	+158.1	69,109,909	+ 50.4
TOTAL CONSTRUCTION VALUE	$ 67,427,336	+ 96.1	$ 291,540,404	+ 56.7

IDAHO CONSTRUCTION REPORT - 56 MAJOR LOCATIONS — JUNE 1988

CITY OR AREA	NEW DWELLING UNITS	TOTAL PERMITS	NEW RESIDENTIAL	NEW NONRESIDENTIAL	ALT-ADD REPAIRS	TOTAL CONSTRUCTION
Bonners Ferry	0	1	$0	$60,000	$0	$60,000
Coeur d'Alene	6	46	339,000	0	337,417	676,417
Kootenai County Un	44	78	1,505,211	230,965	150,461	1,886,637
Craigmont	0	2	0	0	16,250	16,250
Grangeville	0	19	0	43,127	28,800	71,927
Lewiston	12	85	614,779	40,286	1,439,341	2,094,406
Nez Perce Co Un	2	10	35,000	0	43,893	78,893
Moscow	1	37	115,000	105,350	108,663	329,013
Latah County Un	7	14	312,500	1,200	12,000	325,700
Orofino	0	12	0	0	37,383	37,383
Osburn	1	2	25	0	500	525
Sandpoint	5	10	234,000	40,000	9,650	283,650
St. Maries	1	10	34,500	0	22,360	56,860
Benewah County Un	1	9	4,000	24,400	27,750	56,150
TOTAL NORTHERN	80	335	$3,194,015	$545,328	$2,234,468	$5,973,811
Boise City	66	1,059	$4,939,294	$13,267,616	$7,407,826	$25,614,736
Meridian	10	26	369,294	65,400	28,559	463,253
Ada County Un	41	128	3,092,827	915,289	444,852	4,452,968
Caldwell	3	20	156,950	0	119,101	276,051
Canyon County Un	27	41	838,772	134,491	64,254	1,037,517
Nampa	7	52	320,407	218,393	783,947	1,322,747
Emmett	0	14	0	284,075	61,165	345,240
Gooding	0	4	0	0	28,131	28,131
Hailey	2	5	193,750	0	67,558	261,308
Ketchum	3	14	2,106,000	0	584,800	2,690,800
Sun Valley	2	12	426,000	201,600	197,700	825,300
Blaine County Un	13	24	2,995,000	50,000	531,369	3,576,369
Jerome	0	8	0	0	362,188	362,188
Mountain Home	8	23	271,890	0	548,047	819,937
Payette	1	5	8,000	50,500	1,537,500	1,596,000
Shoshone	0	3	0	0	567	567
Twin Falls City	4	35	119,656	1,312,598	276,735	1,708,989
Twin Falls Co Un	2	8	93,864	28,000	52,588	174,452
Weiser	0	10	0	0	26,516	26,516
TOTAL SOUTHWESTERN	189	1,491	$15,931,704	$16,527,962	$13,123,403	$45,583,069
Blackfoot	2	11	$98,500	$4,000	$49,500	$152,000
Bingham County Un	9	18	198,940	35,000	68,000	301,940
Idaho Falls	26	98	2,061,990	2,608,740	1,034,968	5,705,698
Ammon	1	8	60,257	383,267	8,392	451,916
Bonneville Co Un	21	34	955,880	56,500	50,160	1,062,540
Rexburg	1	5	110,000	0	404,000	514,000
Rigby	0	3	0	0	4,900	4,900
Jefferson Co Un	10	29	165,000	15,800	78,925	259,725
Salmon	0	3	0	0	13,000	13,000
Lemhi County Un	2	5	12,000	0	22,000	34,000
St. Anthony	0	5	0	12,000	10,500	22,500
TOTAL EASTERN	72	219	$3,662,567	$3,115,307	$1,744,345	$8,522,219
American Falls	1	7	$3,600	$0	$22,900	$26,500
Power County Un	2	5	68,000	216,000	1,200	285,200
Burley	0	8	0	10,000	64,000	74,000
Chubbuck	3	9	159,594	0	21,550	181,144
Montpelier	0	17	0	207,000	75,350	282,350
Pocatello	2	48	185,000	65,000	5,866,729	6,116,729
Bannock County Un	5	9	167,000	0	27,000	194,000
Preston			REPORT NOT RECEIVED			0
Franklin County Un			NO PERMITS ISSUED			0
Rupert	0	8	0	4,320	37,400	41,720
Minidoka County Un	3	13	25,500	38,812	75,032	139,344
Soda Springs	0	6	0	0	7,250	7,250
TOTAL SOUTHEASTERN	16	130	$608,694	$541,132	$6,198,411	$7,348,237
TOTAL 56 LOCATIONS	357	2,175	$23,396,980	$20,729,729	$23,300,627	$67,427,336

Compiled by First Security Bank of Idaho N.A.